



## Detached Villa for sale in Marbella, Marbella

**888,000 €**

Reference: R4905835 Bedrooms: 6 Bathrooms: 5 Build Size: 306m<sup>2</sup>





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## Costa del Sol, Marbella

This exclusive detached villa combines comfort, privacy, and a strategic location, ideal for your lifestyle. Located in a gated residential complex, the house stands out for its proximity to the bus station, supermarkets, and services, while offering privacy as a villa with its own plot. Additionally, it features a communal pool and gardens, perfect for relaxing without worrying about maintenance.

The property boasts 5 bedrooms, 3 bathrooms, 2 half-bathrooms, and is distributed over three floors:

**Ground Floor:** Fully equipped kitchen, a bright living-dining room, guest toilet, and a bedroom with an en-suite bathroom.

**First Floor:** Three sunny bedrooms (one with an en-suite bathroom and private terrace), an additional bathroom, and a terrace overlooking the communal areas.

**Basement:** A versatile space with a bedroom, office or extra bedroom, half-bathroom, and a spacious garage that can be converted into an independent apartment.

The villa includes a sunny patio with a fountain and barbecue, a back garden perfect for a vegetable patch or flowers, and a parking area for several vehicles. Features include ceramic and wooden floors, zoned air conditioning, electric heating, a fireplace, and a video intercom system.

Surface area: 172 m<sup>2</sup> living space + 106 m<sup>2</sup> basement + 26 m<sup>2</sup> porch.

Location: 300 m from a Mercadona supermarket and the bus station, and 2.4 km from the beach.

A unique property in an exclusive setting that combines comfort, style, and functionality.

Don't miss out on this wonderful opportunity! Should you have any questions, please don't hesitate to contact us; we'll be delighted to assist you.



## Features:

### Features

Covered Terrace  
Private Terrace  
Fitted Wardrobes

### Views

Garden

### Pool

Communal

### Garden

Communal

Private

### Utilities

Electricity  
Drinkable Water  
Telephone  
Gas

### Orientation

East  
South

### Setting

Urbanisation  
Close To Shops  
Close To Schools  
Town

### Furniture

Not Furnished

### Security

Gated Complex

### Category

Bargain  
Luxury

### Climate Control

Air Conditioning

### Condition

Excellent

### Kitchen

Fully Fitted

### Parking

Garage